

**December 1, 2020**

**Directive 2020-21**

**TO: ALL PARTICIPATING LENDERS**

**SUBJECT: MANUFACTURED HOUSING**

Effective immediately, the Maryland Mortgage Program (MMP) is including manufactured housing as an eligible property type for all products (excluding SmartBuy 2.0). US Bank, the master servicer for MMP is limiting the manufactured housing loans to fifty (50) per calendar year. No manual underwriting is allowed.

This decision aligns with the Community Development Administration's commitment to developing MMP products and opportunities in line with the housing market.

In order for a property to be eligible under MMP, it will have to follow the guidelines of U.S. Bank (including the applicable All Regs), investors (FNMA and GNMA), insurers (the FNMA, FHA, VA, USDA) and private mortgage insurers, where applicable.

**NOTE:** It is the **originating lender's responsibility** to ensure that loans meet the above referenced requirements and any others as applicable. MMP has no additional overlays. Please ensure you check with US Bank BEFORE reserving an MMP loan with a manufactured housing property. As with other MMP loans, if US Bank does not purchase a manufactured housing loan, the lender will have to take the loan back (with no lender compensation or reimbursement of DPA) and arrange for its servicing.

As always, we appreciate your continued participation in our programs. If you have any questions concerning this directive or suggestions for improvements, please email [singlefamilyhousing.dhcd@maryland.gov](mailto:singlefamilyhousing.dhcd@maryland.gov).

Sincerely,  
*Karl Metzgar*  
Karl Metzgar  
Assistant Director / Operations Manager  
Single Family Housing